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UNITED STATES DISTRICT COURT
DISTRICT OF NEVADA

JPMORGAN CHASE BANK, N.A.,

Plaintiff,

vs.

SFR INVESTMENTS POOL 1, LLC, a
Nevada limited liability company; THREE
TURNBERRY PLACE, a Nevada non-profit
corporation; JEROME ROSENBERG, an
individual; and 2747 PARADISE, A SERIES
OF LUCKY AMY NAN, LLC, a Nevada
limited liability company,

Counter/Cross Defendants.

SFR INVESTMENTS POOL 1, LLC, a
Nevada limited liability company,

Counter/Cross Claimant,

vs.

JPMORGAN CHASE BANK, N.A.; M.G.L.
LIVING TRUST; IMELDA B. AQUINO, an
individual; JEROME ROSENBERG, an
individual; and 2747 PARADISE, A SERIES
OF LUCKY AMY NAN, LLC, a Nevada
limited liability company,

Counter-Defendant/Cross-Defendant.

Case No. 2:17-cv-00349-GMN-NJK

STIPULATION AND ORDER DISMISSING
JEROME ROSENBERG AND 2747
PARADISE, A SERIES OF LUCKY AMY
NAN, LLC WITHOUT PREJUDICE

Cross-Defendants JEROME ROSENBERG (“Rosenberg”), an individual; and 2747 PARADISE, A SERIES OF LUCKY AMY NAN, LLC, a Nevada limited liability company (“Series of Lucky”), by and through their counsel, stipulate and agree that they no longer have any interest, ownership or otherwise, in the real property commonly known as **2747 Paradise Road, #2602, Las Vegas, NV 89109; Parcel No. 162-09-614-146** (“Property”). Rosenberg and Series of Lucky have been informed that the Property was sold on May 15, 2014 by the foreclosure sale conducted by Nevada Association Services, Inc. (“NAS”), agent for Three Turnberry Place (“the Association”). Rosenberg and Series of Lucky further stipulate and agree that they will not contest the validity of the resulting foreclosure deed to the Association recorded in the Official Records of the Clark County Recorder, Instrument Number 201405190003260, or SFR’s ownership interest in the Property.

Further, Plaintiff, JPMORGAN CHASE BANK, N.A. (“Chase” or “Bank”), Rosenberg and Series of Lucky stipulate and agree that Chase shall dismiss its claims against Rosenberg and Rosenberg stipulates and agrees that he will be bound by any non-monetary order of the Court and will participate in discovery as needed.

Based on these representations, Chase, SFR, Rosenberg and Series of Lucky stipulate and agree that Rosenberg and Series of Lucky shall be dismissed from this action without prejudice, each party to bear their own fees and costs.

Dated this ____ day of _____, 2017.	Dated this ____ day of _____, 2017.
KIM GILBERT EBRON	SMITH LARSEN & WIXOM
<u>/s/ Diana Cline Ebron</u> DIANA CLINE EBRON, ESQ. Nevada Bar No. 10580 7625 Dean Martin Dr., Suite 110 Las Vegas, Nevada 89139 Phone: (702) 485-3300 Fax: (702) 485-3301 <i>Attorneys for SFR Investments Pool 1, LLC</i>	<u>/s/ Christopher L. Benner</u> CHRISTOPHER L. BENNER, ESQ. Nevada Bar No. 8963 1935 Village Center Circle Las Vegas, NV 89134 Phone: (702) 252-5002 Fax: (702) 252-5006 <i>Attorneys for JPMORGAN CHASE BANK, N.A.</i>

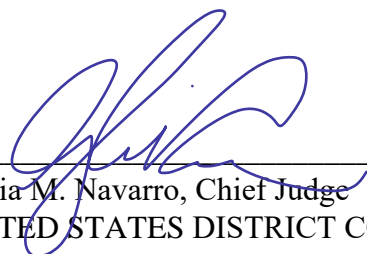
HUTCHISON & STEFFEN, LLC

/s/ Jeffrey R. Hall
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*Attorneys for Cross-Defendant Jerome
Rosenberg and 2747 PARADISE, A SERIES
OF LUCKY AMY NAN, LLC*

ORDER

UPON STIPULATION of the parties, and good cause appearing therefore, it is hereby
ORDERED that Cross-Defendant JEROME ROSENBERG and 2747 PARADISE, A SERIES
OF LUCKY AMY NAN, LLC shall be dismissed from this action without prejudice, each party
to bear its own fees and costs.

DATED this 18 day of June, 2017.



Gloria M. Navarro, Chief Judge
UNITED STATES DISTRICT COURT